

AREA: 7.95 AC
NO. OF LOTS: 37
ALL OF TENTATIVE TRACT NO. 45091
DETENTION BASIN - LOTS 1 AND 2

TRACT NO. 45091

IN THE CITY OF PALMDALE, COUNTY OF
LOS ANGELES, STATE OF CALIFORNIA.

BEING A SUBDIVISION OF
A PORTION OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 32,
TOWNSHIP 6 NORTH, RANGE 11 WEST, SAN BERNARDINO BASE AND MERIDIAN,

TENTATIVE TRACT EXPIRES 2/19/89
GERALD E. TUTT, R.C.E. 14375
REGISTRATION EXPIRES 3-31-89

SHEET 1 OF 4 SHEETS

57 1492083 87-1492083

FILED
AT REQUEST OF OWNER
SEP 17 1987
31 MIN 3 P.M.
IN BOOK 1093
AT PAGE 59
OF MAPS
LOS ANGELES COUNTY, CA
REGISTERED
BY Val Stagg
FEE \$ 12.00

OWNER'S CERTIFICATE

WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF OR ARE INTERESTED IN THE
LANDS INCLUDED WITHIN THE SUBDIVISION SHOWN ON THIS MAP WITHIN THE
DISTINCTIVE BORDER LINES, AND WE CONSENT TO THE PREPARATION AND
FILING OF SAID MAP AND SUBDIVISION.

WE HEREBY DEDICATE TO THE PUBLIC USE ALL STREETS, HIGHWAYS, AND
OTHER PUBLIC WAYS SHOWN ON SAID MAP, AND ALL USES INCIDENT THERETO.

WE FURTHER CERTIFY THAT, EXCEPT AS SHOWN ON THIS MAP, WE KNOW OF NO
EASEMENT OR STRUCTURE EXISTING WITHIN THE EASEMENTS HEREIN OFFERED
FOR DEDICATION TO THE PUBLIC, OTHER THAN PUBLIC OWNED WATER LINES,
SEWERS, OR STORM DRAINS, THAT WE WILL GRANT NO RIGHT OR INTEREST
WITHIN THE BOUNDARIES OF SAID EASEMENTS OFFERED TO THE PUBLIC,
EXCEPT WHERE SUCH RIGHT OR INTEREST IS EXPRESSLY MADE SUBJECT TO
SAID EASEMENTS.

AS A DEDICATION TO PUBLIC USE, WHILE ALL OF AVENUE R
WITHIN OR ADJACENT TO THIS SUBDIVISION REMAINS
A PUBLIC STREET, WE HEREBY ABANDON ALL RIGHTS OF DIRECT VEHICULAR INGRESS AND
EGRESS FROM ABUTTING LOTS TO THE SAID STREETS. IF ANY PORTION OF
SAID STREET WITHIN OR ADJACENT TO THIS SUBDIVISION IS VACATED, SUCH
VACATION TERMINATES THE ABOVE DEDICATION AS TO THE PART VACATED.

WE ALSO OFFER FOR DEDICATION TO THE CITY OF PALMDALE THE
FOLLOWING: LOTS 1 AND 2 IN FEE SIMPLE FOR DETENTION BASIN AND
LANDSCAPING PURPOSES, THE SANITARY SEWER SYSTEM AND APPURTENANCES
WITHIN THE DEDICATED RIGHTS-OF-WAY AND ALL USES INCIDENT THERETO.

KINGSWAY CONSTRUCTION CORPORATION, A CALIFORNIA CORPORATION, OWNER

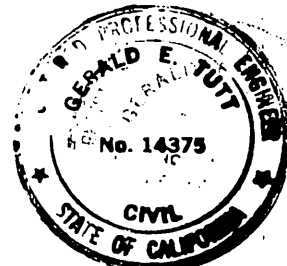
Earl Cohen
PRESIDENT
EARL COHEN

C.E. Andrews
VICE-PRESIDENT
C.E. ANDREWS

FIRST AND SECOND INSTRUMENTS, A CALL TO THE
TRUSTEE, A CALL TO THE TRUSTEE, A CALL TO THE TRUSTEE,
INSTRUMENT, A CALL TO THE TRUSTEE, A CALL TO THE TRUSTEE,

ENGINEER'S CERTIFICATE

I HEREBY CERTIFY THAT I AM A REGISTERED CIVIL ENGINEER OF THE
STATE OF CALIFORNIA, THAT THIS FINAL MAP, CONSISTING OF 4 SHEETS,
IS A TRUE AND COMPLETE SURVEY AS SHOWN, AND WAS MADE BY ME OR
UNDER MY DIRECTION ON MARCH 15, 1985; THAT THE MONUMENTS OF THE
CHARACTER AND LOCATIONS SHOWN HEREON ARE IN PLACE OR WILL BE IN
PLACE WITHIN TWENTY-FOUR MONTHS FROM THE FILING DATE OF THIS MAP;
THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE
READILY RETRACED AND THAT THE NOTES TO ALL CENTERLINE MONUMENTS
SHOWN AS "TO BE SET" WILL BE ON FILE IN THE OFFICE OF THE CITY
ENGINEER WITHIN TWENTY-FOUR MONTHS FROM THE FILING DATE SHOWN
HEREON.



Gerald E. Tutt
GERALD E. TUTT, R.C.E. 14375
REGISTRATION EXPIRES 3-31-89

BASIS OF BEARINGS

THE BEARINGS SHOWN HEREON ARE BASED ON THE BEARING N89°30'34"E OF
THE SOUTH LINE OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 6
NORTH, RANGE 11 WEST, S.B.M. AS SHOWN ON TRACT NO. 43206, MAP BOOK 1034,
PAGES 11-14, OF MAPS BEING ALSO THE CENTERLINE OF AVENUE R-8

CITY ENGINEER'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE EXAMINED THIS MAP, THAT IT CONFORMS
SUBSTANTIALLY TO THE TENTATIVE MAP AND ALL PROVIDED ALTERATIONS
THEREOF; THAT ALL PROVISIONS OF APPLICABLE STATE LAW AND SUBDIVISION
ORDINANCES OF THE CITY OF PALMDALE APPLICABLE AT THE TIME OF
APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH; AND THAT I AM
SATISFIED THAT THIS MAP IS TECHNICALLY CORRECT.

AUGUST 14, 1987
DATE

George Blumfield
GEORGE BLUMFIELD
CITY ENGINEER
CITY OF PALMDALE

CITY CLERK'S CERTIFICATE

I, ROBERT W. TOONE, JR., CITY CLERK OF THE CITY OF PALMDALE, DO
HEREBY CERTIFY THAT THIS MAP WAS PRESENTED FOR APPROVAL TO THE
CITY OF PALMDALE CITY COUNCIL AT A REGULAR MEETING THEREOF, HELD
ON THE 13TH DAY OF AUGUST, 1987, AND THAT THEREUPON
SAID COUNCIL, DID, BY AN ORDER DULY PASSED AND ENTERED, APPROVED
SAID MAP, AND DID ACCEPT ON BEHALF OF THE PUBLIC, THE OFFER OF
DEDICATION FOR STREETS, HIGHWAYS, AND OTHER PUBLIC WAYS SHOWN ON
SAID MAP. SAID COUNCIL DID ALSO ACCEPT THE DEDICATION TO THE CITY
OF PALMDALE THE ABANDONMENT OF INGRESS AND EGRESS RIGHTS AS
OFFERED FOR DEDICATION; LOTS 1 AND 2 IN FEE SIMPLE FOR DETENTION
BASIN AND LANDSCAPING PURPOSES AND THE SANITARY SEWER SYSTEM AND
APPURTENANCES WITHIN THE DEDICATED RIGHTS OF - WAYS AND ALL USES
INCIDENT THERETO.

AUGUST 14, 1987
DATE

Robert W. Toone Jr.
ROBERT W. TOONE, JR.
CITY CLERK
CITY OF PALMDALE

SPECIAL ASSESSMENTS

I HEREBY CERTIFY THAT ALL SPECIAL ASSESSMENTS LEVIED UNDER THE
JURISDICTION OF THE CITY OF PALMDALE TO WHICH THE LAND INCLUDED IN
THE WITHIN SUBDIVISION OR ANY PART THEREOF IS SUBJECT, AND WHICH MAY
BE PAID IN FULL, HAVE BEEN PAID IN FULL.

AUGUST 14, 1987
DATE

Robert W. Toone Jr.
ROBERT W. TOONE, JR.
CITY CLERK
CITY OF PALMDALE

MONUMENT NOTE

ALL 2" I.P. TAGGED R.C.E. 14375 TO BE SET FLUSH AS NOTED.
ALL S.W.T. TAGGED R.C.E. 14375 TO BE SET AS NOTED. CHISELED
"X" TO BE SET AT ALL FRONT LOT CORNERS ON CURBS AT
PROLONGATION OF LOT LINE.

SOILS REPORT NOTE

IN ACCORDANCE WITH THE PROVISION OF SECTION 66434.5 OF THE
SUBDIVISION MAP ACT, A SOILS REPORT WAS PREPARED BY ACADEMY
ENGINEERS, INC. R.C.E. 30527, AND DATED MARCH 22, 1987
AND IS ON FILE IN THE OFFICE OF THE CITY ENGINEER.

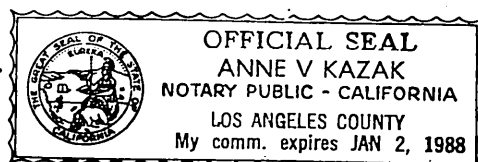
ABANDONMENT NOTE

PURSUANT TO SECTION 66499.20 1/2 OF THE SUBDIVISION MAP ACT THE
FILING OF THIS MAP CONSTITUTES ABANDONMENT OF EASEMENTS OF THE
CITY OF PALMDALE FOR DRAINAGE AND SEWERS BY DEEDS RECORDED
DECEMBER 30, 1986 AS INSTRUMENT NO.'S 86-1830377 AND 86-1830378
BOTH OF OFFICIAL RECORDS, RECORDS OF LOS ANGELES COUNTY, NOT SHOWN
ON THIS MAP.

STATE OF CALIFORNIA }
COUNTY OF Los Angeles } ss

ON July 22, 1987, BEFORE ME, THE UNDERSIGNED, A
NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED
Earl R. Cohen, PERSONALLY KNOWN TO ME OR PROVED TO ME ON
THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHO EXECUTED THE
WITHIN INSTRUMENT AS THE PRESIDENT, AND
C.E. Andrews, PERSONALLY KNOWN TO ME OR PROVED TO ME ON
THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHO EXECUTED THE
WITHIN INSTRUMENT AS THE VICE PRES SECRETARY OF
THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT AND ACKNOWLEDGED
TO ME THAT SUCH CORPORATION EXECUTED THE WITHIN INSTRUMENT PURSUANT
TO ITS BY-LAWS OR A RESOLUTION OF ITS BOARD OF DIRECTORS

SIGNATURE *Anne V. Kazak*
NOTARY PUBLIC IN AND FOR SAID COUNTY



I HEREBY CERTIFY THAT ALL CERTIFICATES HAVE BEEN
FILED AND DEPOSITS HAVE BEEN MADE THAT ARE RE-
QUIRED UNDER THE PROVISIONS OF SECTIONS 66492 AND
66493 OF THE SUBDIVISION MAP ACT.

EXECUTIVE OFFICER-CLERK OF THE
BOARD OF SUPERVISORS OF THE COUNTY OF LOS
ANGELES, STATE OF CALIFORNIA.

BY *Gerardo V. Prieto*
DEPUTY



I HEREBY CERTIFY THAT SECURITY IN THE AMOUNT
OF \$ 400.00 HAS BEEN FILED WITH THE
CLERK OF THE BOARD OF SUPERVISORS OF THE
COUNTY OF LOS ANGELES AS SECURITY FOR THE
PAYMENT OF TAXES AND SPECIAL ASSESSMENTS
COLLECTED AS TAXES ON THE LAND SHOWN ON MAP
OF TRACT NO. PARCEL MAP NO. 45091 AS
REQUIRED BY LAW.

EXECUTIVE OFFICER-CLERK
OF THE BOARD OF SUPERVISORS OF THE
COUNTY OF LOS ANGELES STATE OF
CALIFORNIA

BY *Gerardo V. Prieto*
DEPUTY



SCALE: 1" = 200'
AREA: 7.95 AC
NO. OF LOTS: 37
ALL OF TENTATIVE TRACT NO. 45091

SHEET 2 OF 4 SHEETS

TRACT NO. 45091

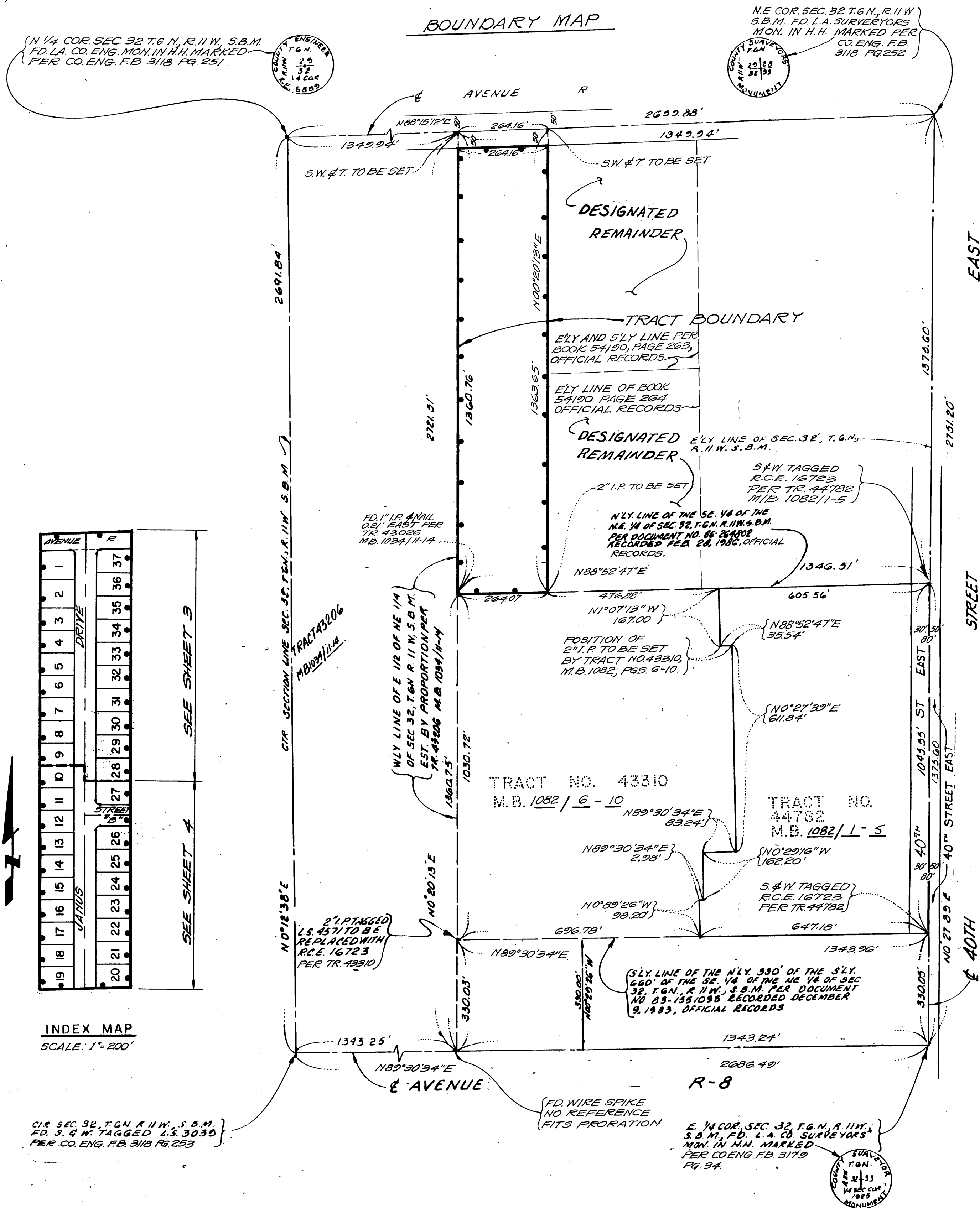
IN THE CITY OF PALMDALE, COUNTY OF
LOS ANGELES, STATE OF CALIFORNIA.

TENTATIVE TRACT EXPIRES 2-19-89
GERALD E. TUTT, R.C.E. 14375
REGISTRATION EXPIRES 3-31-89

FILED WITH LOS ANGELES
REGISTRAR-RECORDER
SEP 17 1987

DELINEATES THE BOUNDARY OF THE
LAND BEING SUBDIVIDED BY THIS MAP

BOUNDARY MAP



SCALE: 1" = 40'
 AREA: 7.95 AC
 NO. OF LOTS: 37
 ALL OF TENTATIVE TRACT NO. 45091

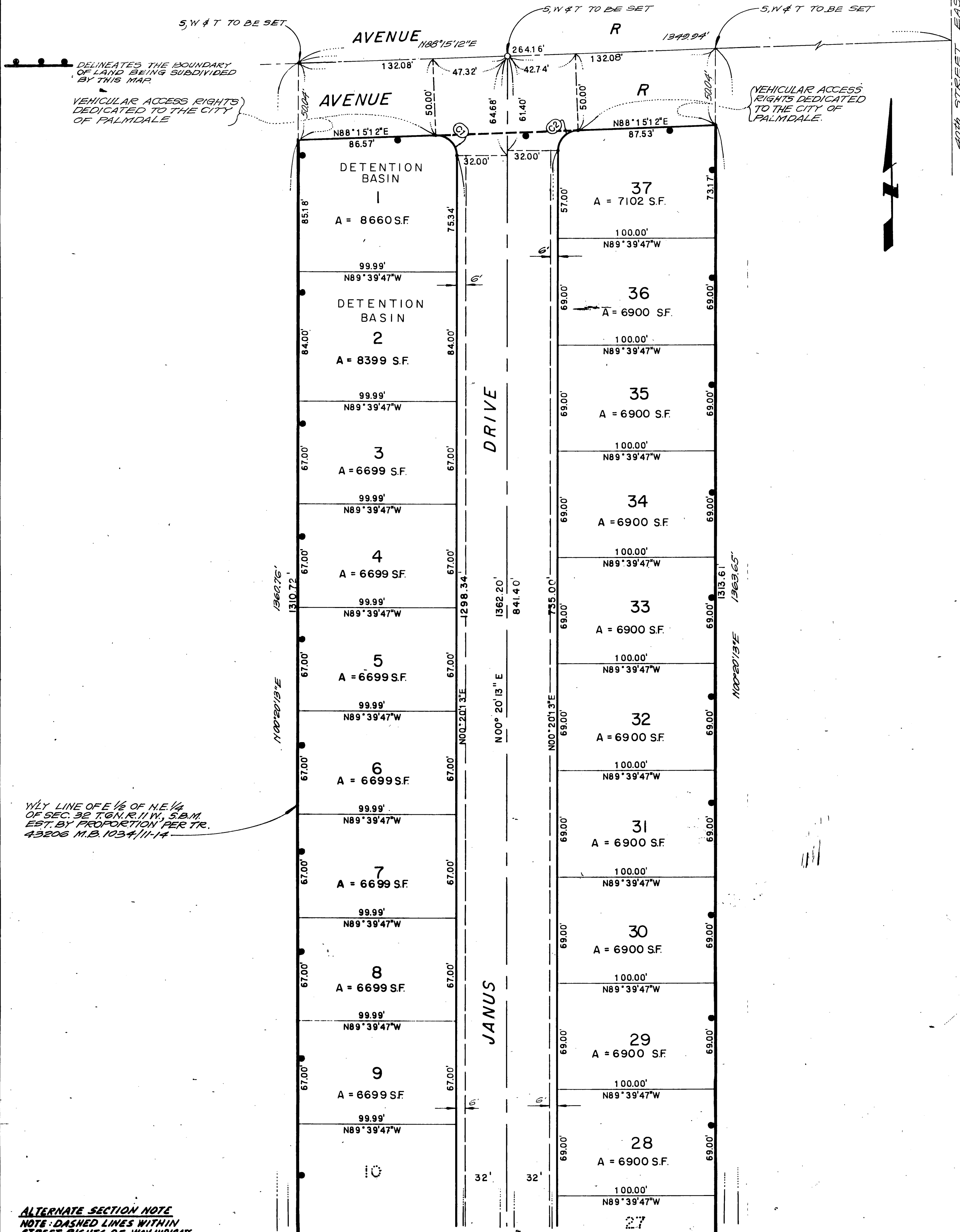
TRACT NO. 45091

IN THE CITY OF PALMDALE, COUNTY OF
 LOS ANGELES, STATE OF CALIFORNIA.

SHEET 3 OF 4 SHEETS

FILED WITH LOS ANGELES
 REGISTRAR-RECORDER
 SEP 17 1987

TENTATIVE TRACT EXPIRES 2-19-89
 GERALD E. TUTT, R.C.E. 14375
 REGISTRATION EXPIRES 3-31-89



WLY LINE OF E 1/2 OF N.E. 1/4
 OF SEC. 32 T.6N. R.11 W., S.B.M.
 EST. BY PROPORTION PER TR.
 43206 M.B. 1034/11-14

ALTERNATE SECTION NOTE
 NOTE: DASHED LINES WITHIN
 STREET RIGHTS OF WAY INDICATE
 PROPERTY LINES FOR THE PURPOSE
 OF COMPUTING REQUIRED AREA
 AND BUILDING SETBACKS, AS
 PROVIDED BY THE CITY OF
 PALMDALE AND ARE NOT FOR
 THE PURPOSE OF CONVEYING.

SEE SHEET NO. 4

NO.	DELTA	RADIUS	LENGTH	TAN
C1	92° 05' 01"	13.00'	20.89'	13.48'
C2	87° 54' 59"	13.00'	19.95'	12.54'

SCALE: 1" = 40'

AREA: 7.95 AC.

NO. OF LOTS: 37

ALL OF TENTATIVE TRACT NO. 45091

TRACT NO. 45091

IN THE CITY OF PALMDALE, COUNTY OF
LOS ANGELES, STATE OF CALIFORNIA.

TENTATIVE TRACT EXPIRES 2-19-89

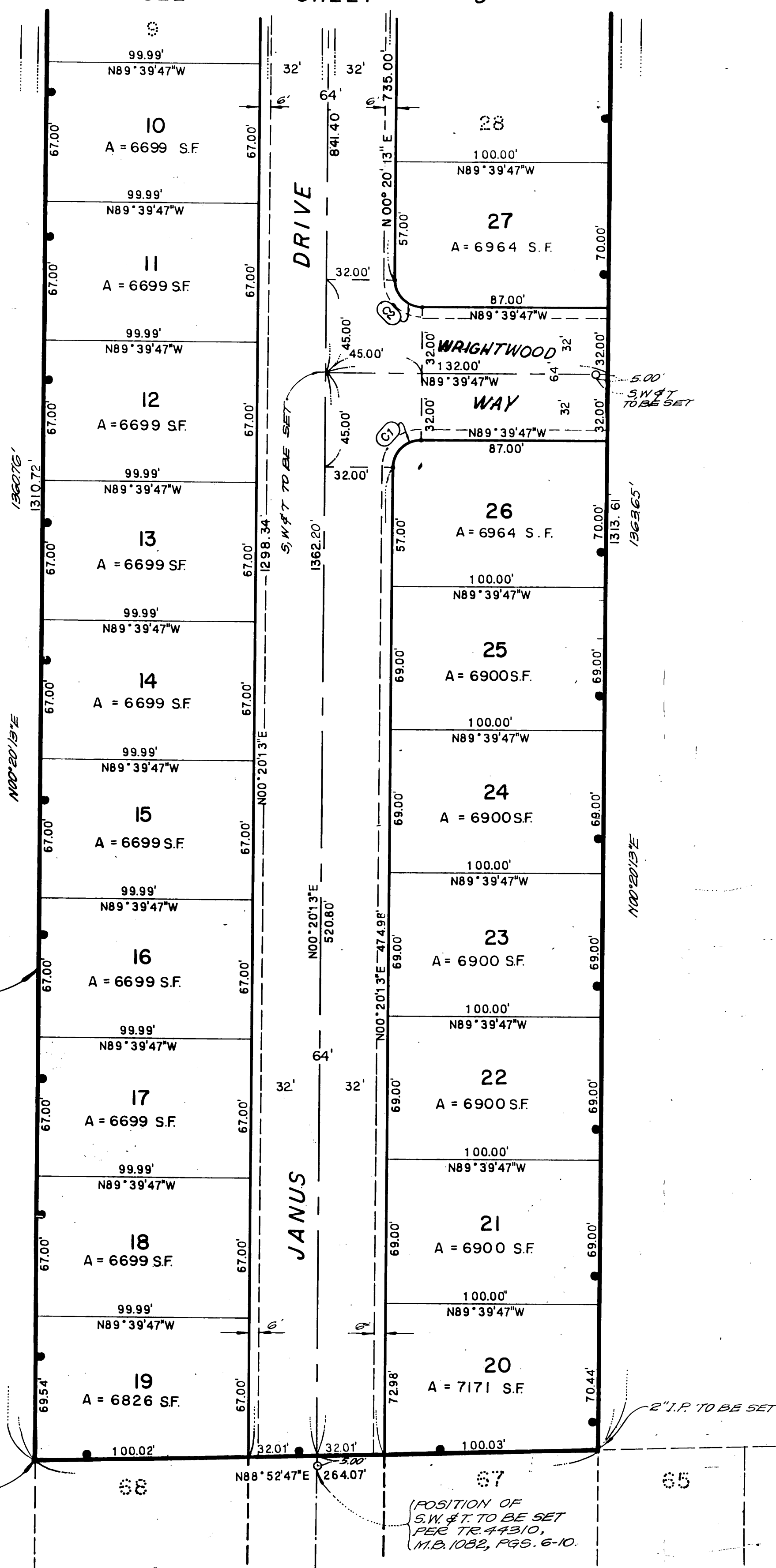
GERALD E. TUTT, R.C.E. 14375

REGISTRATION EXPIRES, 3-31-89

SHEET 4 OF 4 SHEETS

FILED WITH LOS ANGELES
REGISTERAL RECORDER
SEP 17 1987DELINEATES THE BOUNDARY
OF LAND BEING SUBDIVIDED
BY THIS MAP.

SEE SHEET 3



TRACT NO. 44310

M.B. 1082/6-10